

# NORTHWEST HOUSE



A THREE-LEVEL HOUSE THAT MAKES  
NO COMPROMISE WITH QUALITY





# DESIGNED FOR LIVING

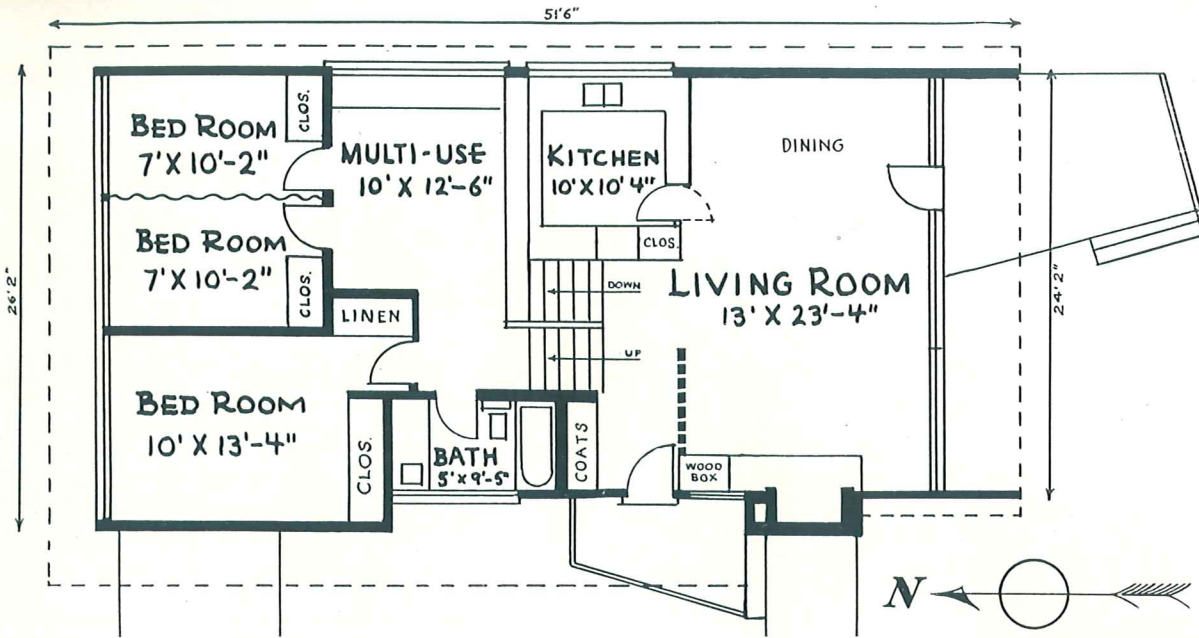
Three floors are served  
by one flight of stairs

*Rich hues of cedar and brick,  
a southern wall of glass set in  
aluminum frames—these estab-  
lish the tone of a modern  
house that is warm and livable.*

THE irregular coastline of the state of Washington rises abruptly from the sea. The tides swell gently into its endless harbors, and its jutting promontories provide exciting vistas. Its foliage is rich with native fir, spruce, hemlock, cedar and dogwood. It is a part of the United States that has a personality, a dramatic quality that is all its own. And now a house has been built, just outside of Seattle, that expresses perfectly the feeling that can only be found in the geography and the way of life that is the Pacific Northwest.

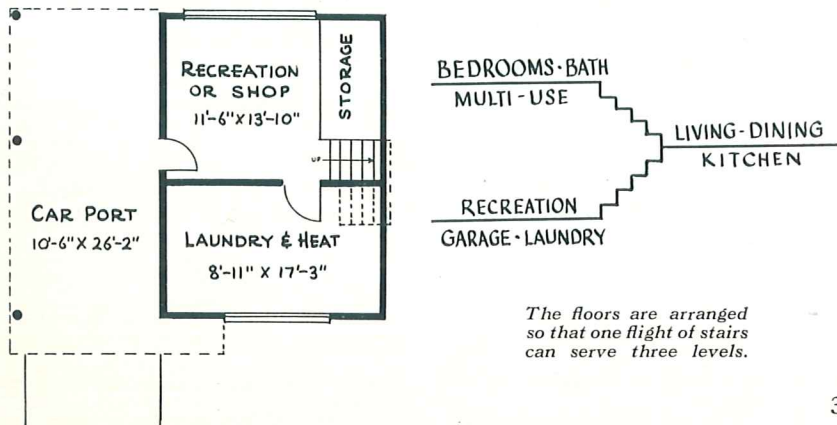
This is true because (1) it is a contemporary house designed for today's needs; (2) it blends into and takes full advantage of its natural surroundings; and (3) it makes full use of the materials that are native to the Northwest.

An outstanding feature of the design of this house is that it is built on three levels, which gives it a separateness and variety of living areas that cannot be obtained in the usual one-story modern house. Yet the arrangement of these levels—and the way the rooms are grouped on them—is such that the old problem of the housewife having to



*New in practice, if not in architectural thinking, the three-level house offers many advantages. Most obvious is the exciting variety of rooms and views. In addition, there are the separate-ness of living areas and the handiness of being able to go from one part of the house directly to all others. This is made possible by the central location of the single flight of stairs.*

*The bedroom area overhangs the carport. This is the northwest corner of the house.*



*The floors are arranged so that one flight of stairs can serve three levels.*





run up and down stairs all day is cut to a hardly noticeable minimum. And the central location of this single, split flight of stairs makes it possible to go from one level to any other without having to pass through any additional living areas of the house.

The placement of the windows in this house is also unusual. For privacy, few openings exist in the western or street side of the house, but large windows are placed on the side away from the street to take full advantage of the view. And the south side of the house is a wall of solid glass, shielded from east and west by projecting walls. The overhanging roof on this end of the building baffles the hot summer sun (high in the sky) and takes full advantage of its warming rays in the winter (when the sun hangs low in the sky).

Also of interest on the outside of the house is the carport, which is a garage area with a roof but open on the sides. Warm Pacific currents make the climate such that an enclosed garage is unnecessary in this area. The siding of the house is of clear, vertical grain Western red cedar, finished naturally.

This fits in naturally with the atmosphere of the building's site, for in addition to the many surrounding trees, the ground is covered with a thick growth of Oregon grape and fern. To preserve this wealth of natural cover, all grading work was done by hand, and was confined to the area of the house and terrace. The house stands in approximately the



*U-shaped and modern, the kitchen is conveniently connected with the dining area by a pantry-like partition equipped with sliding panels. The counter surface can be used as a snack bar and for quick lunches.*



*The dining area also shares the southern wall of glass. Note the table and chairs on the porch. This porch, as the whole southern wall of the house, is protected by the overhang of the roof and the projecting side walls.*

*Carrying the kitchen wall only part way up adds greatly to the spaciousness of the house by leaving an unbroken ceiling line. Cover the left part of the picture with your hand to see the effect if this partition were full height. An exhaust fan removes cooking odors.*

center of a corner lot that has a frontage of 112' and is 74' deep.

Moving inside the house, we find the same naturally finished cedar paneling in the living and dining area.

And to complement the rich reddish brown of the cedar, the cabinetwork and wall around the kitchen are of bleached Douglas fir plywood with the grain running vertically. This is finished in clear varnish.

A glance at the plan shows that the rooms have been placed so as to save as many steps and as much stair climbing as possible—while maintaining the interest and variety provided by three living levels. The kitchen is conveniently related to the dining area and the separating wall of the kitchen features a sliding panel for serving, as well as built-in drawers for storing silver, linen and the like.

As the bathroom is on the upper level, it is correspondingly private from the living room. It also adjoins the bedrooms and the multi-use room. This room is a noteworthy feature because one of the uses for which it is primarily intended is as a playroom for children. For this use, another unusual feature has been introduced: a sliding panel has been placed at floor level in the wall that separates this room from the kitchen. Because of the three-level plan, this opening comes conveniently at eye-level in the kitchen. Thus, the mother, working in the kitchen, can easily keep tabs on her children in the playroom, even when they are still at the crawling stage.





*Depending on the needs of the family, the two smaller bedrooms can be separated or thrown together by means of a folding partition.*

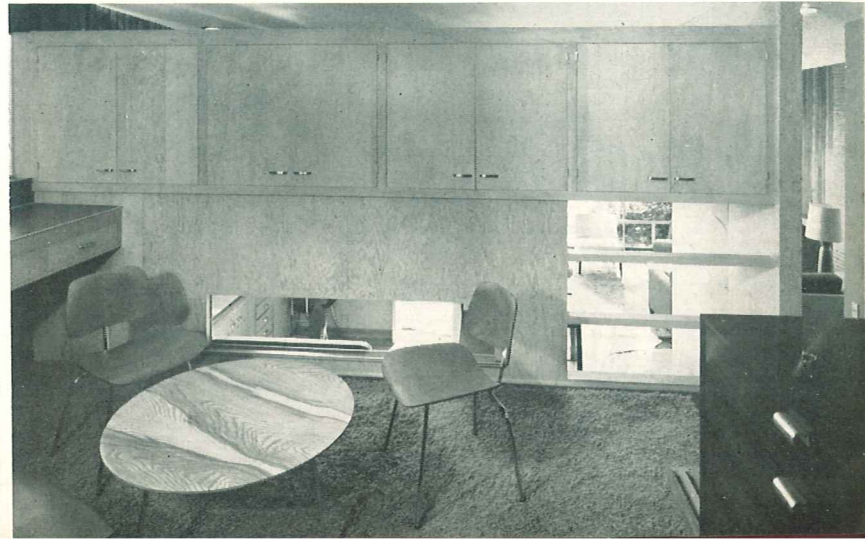
The stairs descend to a room on the lower level that can be used for recreation or as a shop, and which contains a large storage space. Also on the lower level is the utility room containing laundry and heating plant. Thus, these activities are separated from the living area.

It will be noted that there are only six steps up to the bedroom area and eight steps down to the lower level. This is half the usual number in a conventional two-story house with basement.

*The multi-purpose room can be used as a study, an office at home, a place for the manager of the house to keep her records . . .*

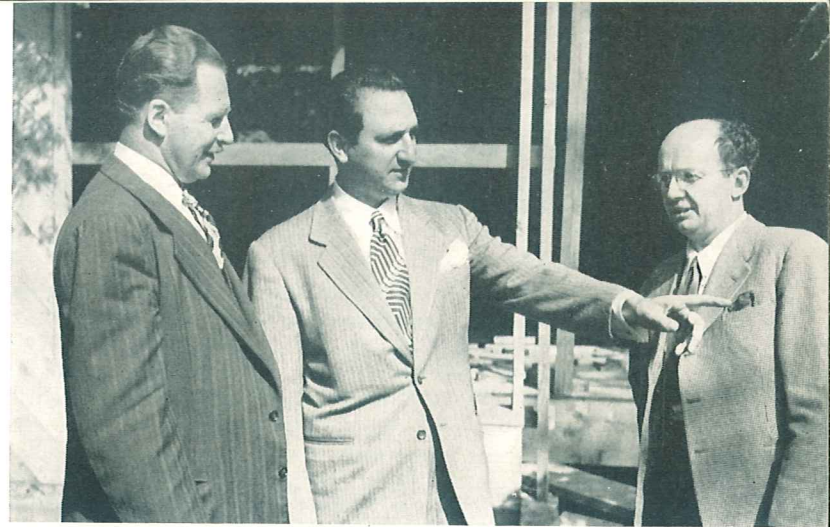


*. . . or as a children's playroom. This is the purpose of the opening, at floor level, into the kitchen. Through this, close tabs can be kept even on toddlers.*



# CREATIVE TEAMWORK

*In the usual order, Builder Balch and Architects Chiarelli and Kirk.*



Behind the houses erected by the Revere Quality House Institute are teams, usually consisting of one architect and one builder, that work in close collaboration on all phases of the job. In this case the architectural member of the team was the partnership of Chiarelli & Kirk; the builder was Albert Balch. All three members of the team work out of Seattle, and have for some time been active in building circles in that area.

**JAMES J. CHIARELLI**, architect, was born in Spokane, Washington, and received his degree of Bachelor of Architecture from the University of Washington in 1934. He is a member of the American Institute of Architects

and Tau Sigma Delta, an architectural honorary fraternity.

Previous to his present partnership, he worked for various architectural offices in Seattle and was field architect for a 1000-unit housing project at Vancouver, Washington. He also served as design critic at the Department of Architecture, University of Washington.

**PAUL HAYDEN KIRK**, architect, was born in Salt Lake City, Utah, and received his degree of Bachelor of Architecture from the University of Washington in 1937. He is also a member of the A.I.A. and Tau Sigma Delta, as well as having won the Alpha Rho Chi medal.

From 1939 until going into partnership,

he had his own practice and has been associated with other firms in Federal housing work, which included community and school layouts.

**ALBERT BALCH**, the builder member of the team, is a descendant of one of the founders of Salem, Mass. He was born in Gem, Idaho, and received his education at the University of Washington and Northwestern University. The founder and owner of the Wedgwood Corporation, he has for many years been a leader in building community developments in and around Seattle. Wedgwood Park, the location of this "Northwestern House," is one of six residential communities that Mr. Balch has developed.



# A CHECK-LIST OF QUALITY

Quality methods and materials assure sound value

**T**HIS Northwest House was designed to fill the needs of a modern family—to make their lives in it as easy, as comfortable, as pleasant and as safe as possible. Or, as the architects have expressed it, “to aid in the economic, social, physical and spiritual development of the family.”

It should serve its purpose admirably.

However, this house goes beyond that goal. It is an excellent example of quality construction. In other words, it is also a comparatively “trouble-free” machine, subject to low maintenance—and a sound investment that will hold its value through the years. As such, it is a house that prospective home owners might well keep in mind. The materials and methods used are a virtual check-list of quality:

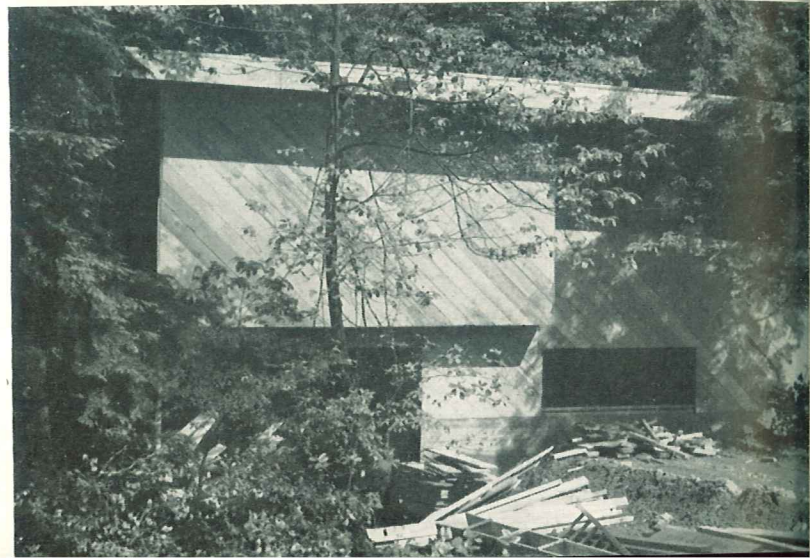
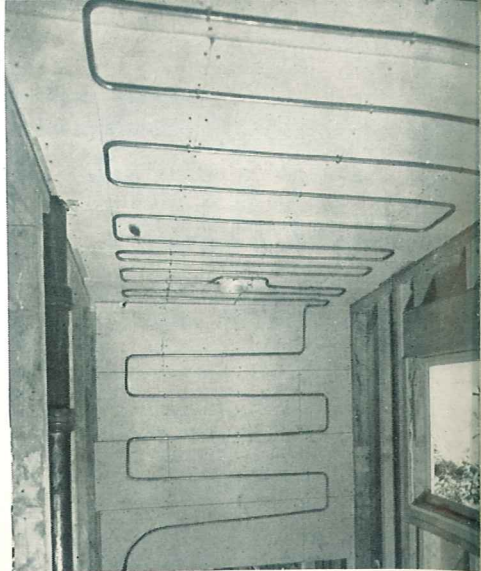
**The EXTERIOR SIDING** of the house is of clear, vertical-grain Western red cedar, fitted together by the tongue and groove method. Because this wood is native to the Northwest, it is reasonably priced in this area and will last indefinitely in its natural state. That eliminates the upkeep cost of periodic paintings. All exterior plywood—used in the trim and around the eaves—is of three-ply Douglas fir, bonded with waterproof resin adhesive.

Such use of locally available materials is typical of the intelligent choice of materials that results in sound housing values and gives the buyer of the house the most for his money.

**INSULATION OF THE FOUNDATION** becomes important when a concrete slab containing a radiant heating system is used. Not only must moisture be kept out, but heat must be kept

*This is how the coils of copper tube looked in the bathroom before steel netting and plaster were applied directly over them.*

*Applying sheathing diagonally—rather than horizontally—adds greatly to the structural strength of the house.*





in. This has been accomplished by putting under the slab a six-inch gravel fill, topped by a layer of tar paper. Asphalt-impregnated insulation is used around the edges.

The **INTERIOR WALLS** are of plaster on gypsum lath with metal grounds—with the exception of the dining, living and multi-use rooms. The latter are paneled with one by four inch tongue and groove V-joint vertical grain Western red cedar—the same wood that is used for the exterior siding.

The **woodwork** for the **CABINETS** and walls around the kitchen consists of Douglas fir plywood trimmed with vertical grain fir stripping. The surface has been bleached and is finished with clear varnish.

The **HEATING SYSTEM** of this house consists of radiant panels in ceilings throughout the upper floor and in the foundation slab. Hot water is circulated through 1/2 inch copper water tube embedded in the concrete floors and 3/8 inch tube in the plaster ceilings. This warms the panels, which in turn radiate their heat directly to objects and people in the rooms. Revere Copper Water Tube is used because of its long life, freedom from rust, its light weight and easy workability, assuring long, worry-free service. The water is heated by an oil-fired furnace.

**ALL FLASHING**, around windows, above doors and wherever water would seep into the house, is of copper—specifically, the Revere Home Flashing System. (See page 10.)

The **ROOF** is made of four plies of asphalt felt and mopped asphalt, topped with gravel. To prevent the gravel from washing off the roof—and to prevent moisture from getting inside of it—a gravel stop of sheet copper is used around the eaves. This strip is carried up under the roofing and firmly embedded in the asphalt. The roof drainage system—gutters and leaders—are also of copper for maintenance-free service.

All **PLUMBING** lines are of Revere Copper Water Tube. Included are hot and cold water lines as well as the smaller waste pipe. Hot water is heated by the boiler of the heating system and is stored in a Seidelhuber rust-proof tank that has a capacity of 52 gallons and is guaranteed for 20 years. The tank, of welded construction, is made of Revere Herculoy (a copper-silicon alloy with the corrosion-resistance of copper and the strength of steel). Such a system gives maximum protection against clogged and leaking pipes. Copper water tube provides an unfailing supply of clean, clear water. It is economical to install because it is easily handled and comes in long lengths that make fewer joints necessary. Either soldered or compression fittings may be used, which eliminates threading operations.

**Aluminum alloy WINDOWS** are used throughout and the door to the terrace is also of aluminum. These windows are custom-made from Revere aluminum extruded shapes. They are handsome, rust-proof, light and maintenance-free.

Some other quality materials and methods used are:

- Drain tile around exterior foundation of the house.
- Exterior walls below grade damp-proofed.
- All brickwork of best grade Roman Brick. Fire-brick for the fireplace and hearth.
- #1 common Douglas fir roof and floor joists.
- Diagonal roof, floor and wall sheathing.
- Four inches of Rock Wool insulation throughout ceilings and under bedroom floors.
- Transite sliding doors between kitchen and dining room cabinets.
- Formica top on eating bar.
- All interior doors of flush slab construction.
- Side guides on all drawers in cabinet-work.
- Steel troweled or sand finish plaster walls and ceilings throughout.
- Wall size plate glass mirror in bathroom.
- Plate glass in living room windows.
- Linoleum throughout kitchen: floors, counter tops and splash backs.
- Koroseal bathroom floor and base.
- Alumilite finish on all aluminum.
- All operating sash equipped with aluminum screens and under-screen operating hardware.
- Three coats of paint throughout, two coats of varnish on all woodwork.
- Chrome on solid brass bath accessories.
- Enameled cast-iron laundry trays.
- Moen valve, pressure and temperature control on shower.
- Square D low-voltage remote control wiring system throughout.
- American Radiator boiler.
- Outside thermostat on radiant heat control.
- All hardware Schlage solid brass.
- Living room, dining room, kitchen lighting by recessed reflectors.
- Hardwood floors throughout.
- Plumbing connections for Bendix Home Laundry.

# A BETTER HOUSE FOR YOU

**COPPER FLASHING**—By sealing the vital joints of your roof and walls, it keeps out the water seepage that rots beams and ruins interior walls and ceilings.

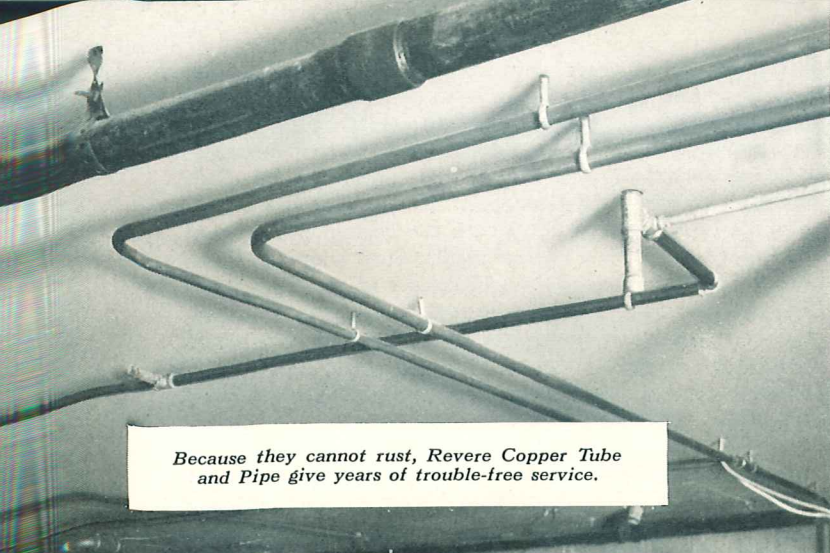
## THE REVERE HOME FLASHING SYSTEM

This is a specially tempered pure sheet copper engineered for the needs of moderate-priced homes. Installed in accordance with techniques especially worked out for the Revere Home Flashing System, it brings, for the first time, the matchless advantages of copper protection within the reach of millions of home owners. It costs but a little extra to install Revere Home Flashing—and it saves so much on maintenance and repair.


**GUTTERS AND DOWNSPOUTS**—Prevent rain water from streaking the walls, seeping through brickwork, framing and masonry—ruining flower beds and finding its way into your cellar. While other metals rust and must be replaced, a roof drainage system of Revere Sheet Copper will last as long as the building. And it's cheaper in the long run—because it requires no maintenance. First cost is last cost!

**COPPER PIPING**—Because it cannot rust, Copper Water Tube or Red Brass Pipe will give years of trouble-free service. Your water will be sparkling clear, and the flow will not diminish through the years.

**COPPER HOT WATER TANKS**—Rusty hot water is the housewife's despair. The way to prevent it is to install a hot water storage tank or



*Because they cannot rust, Revere Copper Tube and Pipe give years of trouble-free service.*



*This ceiling installation of radiant panel heating makes efficient use of Revere Copper Tube.*



heater made of Revere Copper or Revere Herculoy (a silicon-copper alloy with the strength of steel). In that way you can be sure of clear hot water at all times. And replacement costs cannot hang over your head.

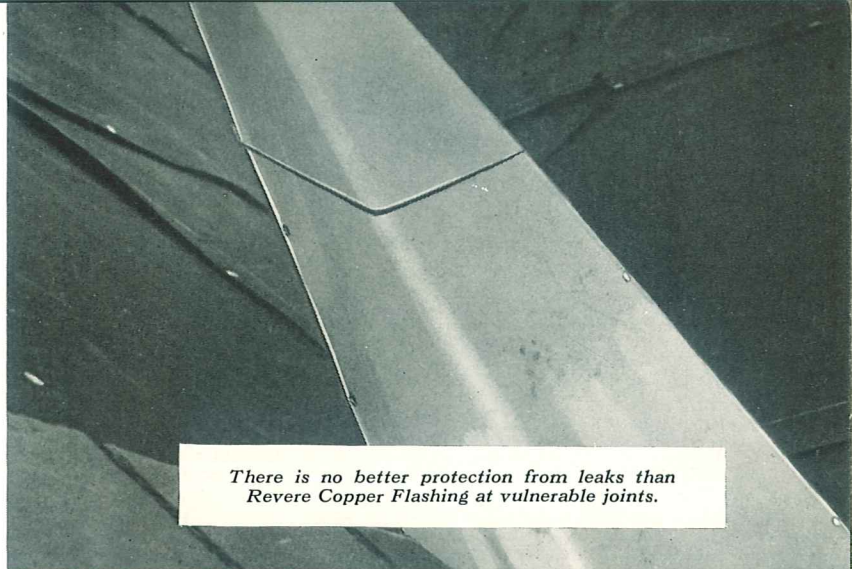
**COPPER HEATING LINES**—The advantages of Copper Water Tube for water supply piping apply with equal force to heating installations. Because Copper Water Tube never rusts, its carrying capacity remains the same indefinitely. And that results in a definite saving because you do not need to use oversize pipe or dirt pockets. Pipe coverings can also be lighter because copper piping is smaller in diameter and does not radiate as much heat as iron or steel pipe. Installation cost is kept low because copper water tube is easily bent and because joints are made with economical solder-type or compression fittings.

Here are just a few of the other places in which the special qualities of copper and its alloys can serve you well: rustproof bronze windows; small but efficient copper radiators or convectors and radiant panel heating installations; bronze or copper window screening; copper or bronze weather-strip; permanent, handsome hardware; lighting fixtures; plumbing fixtures; and in many decorative ways—such as hammered copper hoods for fireplaces and built-in window boxes.

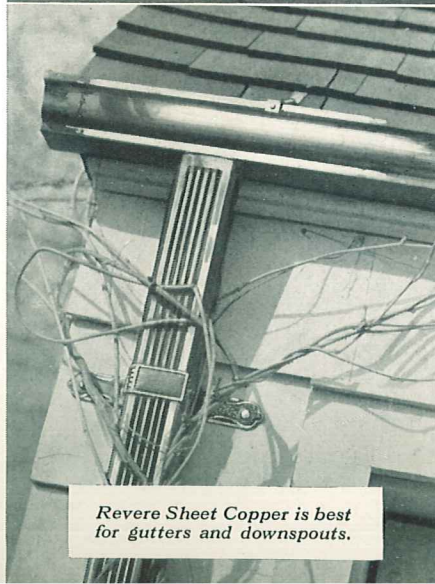
In addition, Revere produces aluminum thresholds, architectural moldings and shapes for window frames and screens.

The use of Revere building products of copper, brass, bronze or aluminum makes a house a healthy house. Their use is truly a sign of quality construction.

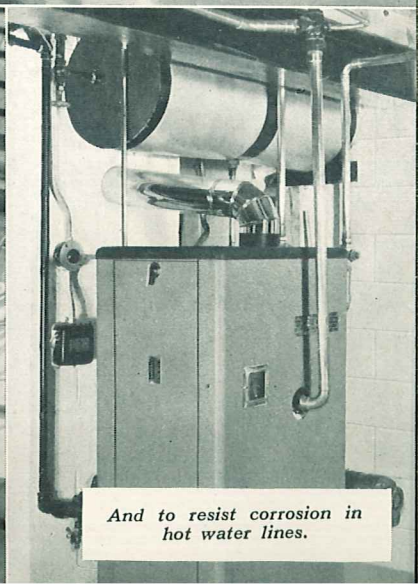
For further information about Revere building products, write Revere Copper and Brass Incorporated, 230 Park Ave., New York 17, N. Y.



*There is no better protection from leaks than Revere Copper Flashing at vulnerable joints.*



*Revere Sheet Copper is best for gutters and downspouts.*



*And to resist corrosion in hot water lines.*



## REVERE QUALITY HOUSE BUILT IN SEATTLE, WASHINGTON

This is the SEVENTH house to be built under the auspices of the Revere Quality House Institute, as a further step to determine how much real quality and happy living can be built into a small home designed to sell at a moderate price. As many houses are being built—and the work of the Institute widely publicized—the result will be the creation of tested *standards of value* for houses. With these *standards* to guide you, you will be better able to judge the value of the house you buy. This house was designed to sell for about \$21,000, including land. It represents unusually high quality—in both the materials and construction methods used. Mass produced, and omitting some of its luxury features, it could be built to quality standards and sold for considerably less.

The Institute—a non-profit organization under the independent direction of a leading American architect—is sponsored by Revere Copper and Brass Incorporated and "The Architectural Forum", a foremost publication in the field of contemporary housing.

John Hancock Callender, Architect

Technical Director

Revere Quality House Institute • 280 Madison Avenue, New York 16, N. Y.

Under the terms of its agreement with the Institute, Revere exercises absolutely no control over the materials used by the participating architects and builders. But Revere knows that good houses must contain considerable copper and brass, that these materials must become part of any complete set of standards that are created. As a manufacturer of copper, brass and bronze, Revere is assured that it will benefit—as will the public—through improved standards of quality in building. You will find more details about Revere building products and about the way they can improve the house you live in, on pages 10 and 11 of this booklet.

Prospective home owners can purchase complete working drawings and specifications of any Institute house for \$100. From these, your own builder can construct the house. For further information about these plans, about the work of the Institute, about its houses or the part its sponsors play, please write to:

